



**CARROLLWOOD VILLAGE PHASE III HOMEOWNERS ASSOCIATION, INC.  
MONTHLY BOARD OF DIRECTORS  
MEETING MINUTES  
January 27, 2021**

**I. CALL TO ORDER**

William West, President of Carrollwood Village Phase III Homeowners Association Inc., called the Board of Directors meeting to order at 7:04 p.m. on January 27, 2021 via Zoom Video Meeting.

**II. ROLL CALL / NOTICE OF MEETING**

**Directors Present:**

William West- President  
Mike Jenkins-Director  
Chris Wojcik-Director  
Chris Rule-Director  
Frank Mazzie-Director  
Marlene Harper-Director  
Jack Crutchfield-Secretary

**Directors Absent:**

Dan Martucci- Vice President  
Suzanne Fernandez-Treasurer

**Guests Present:**

Van Chandler, GPI  
Sonja Seery, GPI  
Tracy Preston, GPI Recd. Secretary  
Alexandra Caveiro, Chardonnay  
Pat Higgins, Wolcott  
Dottie Rupp, Chattam  
Mary Beth Reardon, Windemere East  
Jane Case, Cypress Trace

**III. APPROVAL OF MINUTES**

Chris Wojcik made a motion to approve the December 2, 2020 Board of Directors and ARC meeting minutes with no corrections. The motion was seconded by Mike Jenkins. **All in favor, the motion passed.**

**IV. PRESENTATIONS**

**A. Comments from Homeowners [three (3) minute time limit] – None.**

**V. UNFINISHED BUSINESS**

- A. Update on Master Document Modification Committee** – Chris Wojcik gave the report. We are getting close to a new set of documents. A call is scheduled with the association's attorney, Amanda Uliano, in a few weeks to review.
- B. Update Board on Sussex Way Underdrainage Work.** Van Chandler gave the report. Sussex Way and the cul-de-sacs have been completed. Work has begun on Wolcott Drive and Arundell Court.
- C. Update Board on Sussex Way Corner Threshold Work.** Van Chandler gave the report. Work is complete at Sussex Way and Chattam Lane.
- D. Update Board on County Neighborhood Grant for Lighting of the Flag at the Phase III.** Chris Wojcik gave the report. The county has delayed the grant announcement until February 2021.



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**VI. NEW BUSINESS**

- A. Discuss COVID-19 Vaccine and Resident Implications.** Per William West, this topic has been removed from the agenda.
- B. Discuss Addition of Member Contact Form to the Website.** William West gave the report. Will work with Phase I and Phase II to add “action” or “response” items to contact form.
- C. Discuss Phase 3 Election of Board of Directors.** Chris Wojcik gave the report. William West, Dan Martucci and Jack Crutchfield are up for re-election, to each serve a three (3) year term. A notice will be placed in the Newsletter advising residents, if they are interested in running, they can submit an application.

**VII. REPORTS FROM MANAGEMENT AND COMMITTEES**

**PHASE III SPECIFIC**

- A. Financial** – Van Chandler gave the report.
- B. Management/Violations/Crime Mapping/Legal Issues/Violations** – Van Chandler gave the report. All information was included in the Board packet.
- C. Architectural Review Committee** – Mike Jenkins gave report.
- D. Grounds/Landscape/Parks** – William West gave the report. The “Mama Oak” has not been taken down. A fox den is now at the bottom of the tree in the trunk. The new bench installed at the mini basketball courts on Sussex Way will need to be lowered a bit, it is currently too high.  
**Update on County Sponsored Mini-Grant;**  
Re: Neighborhood Grant: No report.  
Re: Giving Committee: No report.
- E. Communications** – Chris Wojcik gave the report. Please assist Susanne Fernandez and Chris Wojcik with getting articles for the Newsletter. Newsletter is a lot of work and may go to quarterly issues instead of the current monthly.
- F. Welcome Committee** – Chris Wojcik gave the report. Due to COVID-19, distribution has been slow. Board members volunteered to help with deliveries when they resume.

**VIII. REPORTS FROM MANAGEMENT AND COMMITTEES**

**VILLAGE WIDE**

- A. Executive Committee** – William West gave the report. The Committee has not met.
- B. VISTA Gardens** – William West gave the report. Work on the entrance is underway. The Pavilion is now complete. Membership continues to grow.
- C. Carrollwood Cultural Center** – Marlene Harper gave the report.
- D. Carrollwood Park Conservancy** – Jack Crutchfield gave the report. The next meeting is Monday February 1, 2021.
- E. Safety/Community Patrol** – Frank Mазzie gave the report.



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**IX. NEXT MEETING**

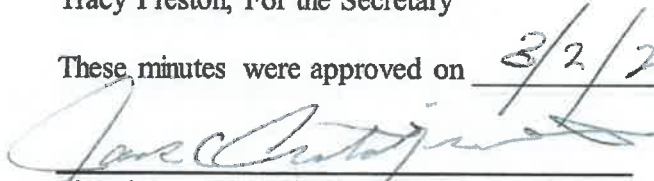
The next regular Board and ARC meetings will be held at 6:30p.m. for ARC and 7:00 p.m. for the Board on Wednesday, February 24, 2021, via Zoom Meeting Credentials.

**X. ADJOURNMENT**

There being no further business to come before the Board, a motion was made by Mike Jenkins and seconded by Chris Rule to adjourn the meeting at 7:35 pm

Respectfully submitted,  
Tracy Preston, For the Secretary

These minutes were approved on 3/2/2021.

  
Signed

JACK C CRUTCHFIELD  
Printed Name